

32nd Avenue Beach, Goa: A Coastal Lifestyle Destination

Location & Overview

[32nd Avenue Beach](#) is a premium lifestyle and commercial development located near Baga Beach in North Goa. Strategically positioned, it offers seamless access to popular destinations such as Calangute, Vagator, and Anjuna, and is within driving distance of both Mopa International Airport and Dabolim Airport.

What Is 32nd Avenue Beach?

[32nd Avenue Beach Plot](#) is designed as a curated high-street experience—Goa's first of its kind. It blends luxury, walkability, and contemporary architecture to create a space where retail, dining, and entertainment converge. Spanning approximately 7 acres, the campus features a mix of boutique storefronts, cafes, wellness zones, and recreational areas.

Amenities & Features

The development emphasizes both commercial vibrancy and lifestyle comfort. Notable amenities include:

- **Retail & Dining:** Over 180,000 sq ft of high-street shopping, boutique cafes, and themed restaurants.
- **Recreation & Wellness:** Swimming pool, jogging track, meditation garden, fitness center, and a children's play area.
- **Event & Leisure Zones:** Open-air amphitheaters, party arenas, and landscaped public spaces ideal for seasonal events and festivals.
- **Design:** Mediterranean-inspired facades and contemporary open-plan layouts enhance visual appeal and functionality.

Investment Opportunities

- **Starting Price:** Commercial units start at approximately ₹25 Lakh, with sizes ranging from 360 to 1000 sq ft.
- **Rental Potential:** Designed to offer attractive rental yields, especially during peak tourist seasons.

- **Completion Timeline:** The project is expected to be fully operational by **September 2025**, making now a suitable time for early investment.

Why It Stands Out

1. **Prime Tourist Location:** High footfall due to its proximity to Baga and Calangute.
2. **Modern Design:** A walkable, community-centered high street unlike traditional Goan marketplaces.
3. **Comprehensive Lifestyle:** Not just for shopping—also supports fitness, events, and leisure.
4. **Strong ROI Potential:** Built to leverage Goa's growing tourism economy.

Part of the 32ND Brand

32nd Avenue Beach is part of a larger network of lifestyle and hospitality spaces under the “32ND” umbrella, including:

- **32nd Vagator** – A beachside food and entertainment hub.
- **32nd Club (Anjuna)** – An exclusive, members-only coastal retreat.
- **32nd SOM (Candolim)** – A multi-level boutique beach club.

These projects aim to elevate Goa's reputation from a backpacker destination to a high-end experiential lifestyle zone.

Final Thoughts

32nd Avenue Beach, Goa, represents a forward-thinking blend of design, tourism, and commerce. For investors and visitors alike, it offers a curated coastal experience that stands apart from traditional Goan real estate or retail setups. Its combination of accessibility, aesthetics, and revenue potential makes it one of the most anticipated developments on Goa's northern coastline.

Quick Summary Table

| Feature | Details |
|---------------|---|
| Location | Near Baga Beach, North Goa |
| Total Area | ~7 acres |
| Project Type | Mixed-use commercial and lifestyle |
| Price Range | Starts at ₹25 Lakh |
| Key Amenities | Retail, dining, fitness, event spaces, pool |
| Completion | Expected by September 2025 |